

Gainesville Market Rate Year to Year Sale Data

100 or More Units

	# of Closings	% Inc./Dec.	Median \$/Unit	% Inc./Dec.
2020	4	0%	\$69,745	-34%
2021	10	150%	\$137,845	98%
2022	6	-40%	\$179,842	30%
2023	1	-83%	\$215,000	20%
2024	0	-100%	n/a	-100%
Through Mar 2025	0	n/a	n/a	n/a

Under 100 Units

	# of Closings	% Inc./Dec.	Median \$/Unit	% Inc./Dec.
2020	6	-45%	\$62,613	34%
2021	7	17%	\$83,333	33%
2022	11	57%	\$78,000	-6%
2023	3	-73%	\$120,000	54%
2024	2	-33%	\$81,909	-32%
Through Mar 2025	0	n/a	n/a	n/a



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*Data is pulled from the Alachua county property appraiser's website.

Ocala Market Rate

Year to Year Sale Data

100 or More Units

	# of Closings	% Inc./Dec.	Median \$/Unit	% Inc./Dec.
2020	0	-100%	n/a	n/a
2021	1	100%	\$164,792	n/a
2022	3	200%	\$106,592	-35%
2023	0	-100%	n/a	-100%
2024	0	-100%	n/a	-100%
Through Mar 2025	0	n/a	n/a	n/a

Under 100 Units

	# of Closings	% Inc./Dec.	Median \$/Unit	% Inc./Dec.
2020	3	0%	\$49,000	-41%
2021	13	333%	\$105,208	115%
2022	7	-46%	\$89,063	-15%
2023	3	-57%	\$131,679	48%
2024	5	67%	\$131,765	.07%
Through Mar 2025	2	-60%	\$114,844	-13%



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*Data is pulled from the Marion county property appraiser's website.

Tallahassee Market Rate Year to Year Sale Data

100 or More Units

	# of Closings	% Inc./Dec.	Median \$/Unit	% Inc./Dec.
2020	4	-60%	\$101,255	18%
2021	8	100%	\$121,879	20%
2022	8	0%	\$162,010	33%
2023	4	-50%	\$123,578	-24%
2024	0	-100%	n/a	-100%
Through Mar 2025	0	n/a	n/a	n/a

Under 100 Units

	# of Closings	% Inc./Dec.	Median \$/Unit	% Inc./Dec.
2020	8	-50%	\$72,500	21%
2021	9	13%	\$74,107	2%
2022	14	56%	\$96,964	31%
2023	7	-50%	\$63,391	-35%
2024	11	57%	\$86,667	37%
Through Mar 2025	2	-82%	\$116,529	34%



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*Data is pulled from the Leon, Wakulla, Jefferson and Gadsden county property appraiser's websites.

Jacksonville Market Rate

Year to Year Sale Data

100 or More Units

	# of Closings	% Inc./Dec.	Median \$/Unit	% Inc./Dec.
2020	29	-28%	\$142,469	63%
2021	55	90%	\$134,180	-6%
2022	34	-38%	\$156,752	17%
2023	11	-68%	\$158,929	1%
2024	18	64%	\$110,675	-30%
Through Mar 2025	2	-90%	\$106,286	-4%

Under 100 Units

	# of Closings	% Inc./Dec.	Median \$/Unit	% Inc./Dec.
2020	21	-19%	\$73,000	30%
2021	26	24%	\$82,217	13%
2022	26	0%	\$108,974	33%
2023	7	-73%	\$142,188	30%
2024	4	-43%	\$91,419	-36%
Through Mar 2025	5	-55%	\$86,616	-7%



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*Data is pulled from the Duval, Clay, Nassau, Baker & St. John's county property appraiser's websites.

Volusia County Market Rate Year to Year Sale Data

100 or More Units

	# of Closings	% Inc./Dec.	Median \$/Unit	% Inc./Dec.
2020	9	800%	\$91,273	21%
2021	8	-11%	\$178,970	96%
2022	9	13%	\$156,068	-13%
2023	3	-67%	\$167,411	7%
2024	1	-67%	\$92,125	-45%
Through Mar 2025	0	n/a	n/a	n/a

Under 100 Units

	# of Closings	% Inc./Dec.	Median \$/Unit	% Inc./Dec.
2020	17	31%	\$79,500	13%
2021	19	12%	\$99,554	25%
2022	16	-16%	\$119,037	20%
2023	8	-50%	\$155,000	30%
2024	11	38%	\$115,000	-26%
Through Mar 2025	1	-91%	\$172,973	50%



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*Data is pulled from the Volusia county property appraiser's website.

Polk County Market Rate Year to Year Sale Data

100 or More Units

	# of Closings	% Inc./Dec.	Median \$/Unit	% Inc./Dec.
2020	4	-33%	\$117,045	-23%
2021	5	25%	\$212,818	82%
2022	4	-20%	\$221,943	4%
2023	2	-50%	\$173,645	-22%
2024	1	-50%	\$169,811	-2%
Through Mar 2025	1	0%	\$244,755	54%

Under 100 Units

	# of Closings	% Inc./Dec.	Median \$/Unit	% Inc./Dec.
2020	4	-20%	\$75,000	52%
2021	5	25%	\$125,000	67%
2022	3	-40%	\$95,914	-23%
2023	3	0%	\$111,429	16%
2024	4	33%	\$194,969	75%
Through Mar 2025	0	n/a	n/a	n/a



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*Data is pulled from the Polk county property appraiser's website.